



## 236 Autumn Green Calgary Alberta

\$619,000

Welcome to 236 Autumn Green! This fantastic family home comes with TWO primary suites, both with their own walk in closet and ensuites. This lovely 1453sqft home (over 2000 developed) is truly a hidden gem. Great for renting and income potential or for smaller families. Solid hardwood floors, stainless steal gas range, granite counters, upgraded lighting, built in speaker system, central air conditioning, water softener and a newly finished basement with soundproof insulation and drywall. Insulated sub-floor for comfort and warmth! The SE exposure provides sun all day in the beautiful backyard with a great deck for those summer BBQ's. Detached double garage, insulated with a paved alleyway. This home has been very well cared for and it shows. Enjoy a private community lake, with beach and other amenities. Wonderful neighbourhood schools, easy access to major traffic routes and close to shopping, entertainment and the South Hospital. (id:6769)

Recreational, Games room 17.75 Ft x 20.00 Ft

3pc Bathroom 7.42 Ft x 5.50 Ft

Bedroom 10.92 Ft x 9.67 Ft

Furnace 6.58 Ft x 13.50 Ft

Foyer 6.00 Ft x 5.17 Ft

Living room 12.92 Ft x 16.83 Ft

Dining room 12.08 Ft x 10.75 Ft

Kitchen 14.83 Ft x 16.08 Ft

2pc Bathroom 5.50 Ft x 4.67 Ft

Bedroom 13.00 Ft x 11.58 Ft

Other Measurements not available

4pc Bathroom 7.75 Ft x 4.92 Ft

Laundry room 7.83 Ft x 6.25 Ft

Other 6.92 Ft x 10.42 Ft

Primary Bedroom 13.67 Ft x 13.00 Ft

4pc Bathroom 4.83 Ft x 7.25 Ft

Listing Presented By:



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**RE/MAX Realty Professionals**

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